



Fast Facts

Issue/Title:

Responsibilities Outlined in the Memorandum of Understanding (MOU) proposed to the Chicago Cubs by the City of Mesa

Purpose of Document:

The MOU is a non-binding document intended as a framework for an upcoming Development Agreement (DA).

This document establishes a period for exclusive negotiations between the City of Mesa and the Chicago Cubs designed to lead to final agreements that:

- Will retain the Chicago Cubs in Mesa for an additional 25 years.
- Will construct a new, single-team facility, focused on Spring Training and year-round player development activities for the Chicago Cubs.
- Construct a new stadium that will seat up to 15,000 Cubs fans.
- Construct training facilities that will be used both by the Chicago Cubs year-round and by Mesa residents during non-spring training periods.

Summary Information From MOU:

Responsibilities of the Chicago Cubs:

- Acquire and donate, yet to be determined parcel(s) of land, to the City that is adequate for the construction of a stadium, associated parking and public access roads.
- Maintain and operate the Stadium and the ancillary facilities (i.e. clubhouse, practice areas) year-round.
- All project construction costs over and above an agreed amount of \$84M.
- Assist the City of Mesa in its efforts to obtain another professional baseball team as a tenant at HoHoKam Stadium and Fitch Park.

Responsibilities of the City of Mesa:

- Provide adequate land for the construction of the Cub's ancillary facilities, and a major-league dimensioned, shared-use, 4-diamond baseball complex.
- Meet milestones related to the passage of state legislation required to fund a portion of the construction of the facility and approval by Mesa voters.
- Provide funding adequate to cover the balance of the annual debt not provided for by the legislative actions.
- Coordinate design and construction of the project in association with representatives of the Chicago Cubs.
- Provide necessary public street and utility infrastructure for the new facilities.
- Provide access to parking for spring training games and other stadium events.
- Provide public safety services on public rights-of-way during stadium events.

Adjustments to the current Lease at HoHoKam and Fitch Park:

- In exchange for the period exclusivity, the City will amend the current lease eliminating the \$850,000 annual penalty for early termination.
- Adjust the notification period from two years to one year.
- Reinstates the original penalty provisions if the Cubs fail to meet their obligations.